

### **Application for Architectural Review Board**

\* This application must be filled out completely and signed before submittals are placed on the ARB agenda.

The purpose of Architectural Review Board shall be to two-fold; to develop architectural and design guidelines for the City of Ladue in accordance with section 110-70 and to apply those guidelines in reviewing projects within the City as to whether or not the project adheres to such guidelines.

APPLICANT INFORMATION
Name of Applicant: Peter + Molly Gray
Phone #: (314) 750-1773
Email address of Applicant (for review comments): pgraycaltusproperties.com
PROJECT PROPERTY INFORMATION
Address for proposed work: 13 Warson Terrace
If this ARB application is amending a project that is currently under construction, list permit #:
Zoning District: D Parcel ID # (St. Louis county tax record): 19 M 240310
door and replace dutch-lap vinyl siding with engineered
wood or fiber coment product on entire house.

#### Additional Information:

- Professionally sealed plans are not required for ARB review.
- Plans for projects involving alterations and repairs, which do not affect the outward appearance of a building, and existing decks, fences, window replacements and roofing shingle replacements shall not require approval of the Architectural Review Board.
- Revised plans with any changes predicated by the ARB will need to be submitted with the building permit application to the Department of Planning and Development with final trustee approval (if applicable.)
- Projects approved by ARB should be submitted for building permits within 180 days or the ARB approval may become void.

By signing this application, you acknowledge that by submitting an incomplete application, your petition will not be added to the meeting agenda.

<sup>\*</sup> This application and review for City of Ladue building permitted purposes only. Please be aware of any additional covenants and indentures which may be recorded with your subdivision. Approval of this ARB proposal does not waive any other permit or other authorization by the City that may be required for you to fully complete your proposed project.

#### **Architectural Review Board Checklist**

### Please initial all items below to verify that your submittal includes all requirements:

The following items shall be submitted to the Building Department by 11:00 am, no later than 7 days prior to the
regularly scheduled meeting. Plans 24" x 36" are preferred and should be folded into individual packets. If plans are
not able to be 24" x36", the smallest size possible is preferred. Plans to scale can be printed in half size.

THREE (3) copies of this application

THREE (3) copies of ARB plans, photographs and documentation arranged into individual packets. At least one set of plans must bear the signatures of subdivision trustees (if applicable). Items without trustee signatures will not be accepted until required signatures are obtained.

ONE PDF copy of all plans that are submitted in hard copy should be emailed to aquinn@cityofladue-mo.gov. This single PDF should include the application, plan sheets and photographs and any other documentation that the Board should review.

\_\_\_\_\_ Schematic site plan at a scale of not less than one-inch equals 20 feet including the following:

- Dimensioned property lines,
- Building setback lines,
- Easements identified,
- Existing and proposed area of work,
- Location of driveways and parking areas,
- Topographic contours of the existing grades and proposed finished grades at two-foot interval minimums for a distance 25 feet from the face of the existing and proposed area of work with an indication of direction of flow of storm water. (For new residence and home additions only)
- Location of proposed landscape material (New residence only)
- Landscape material proposed to be removed (New residence only), and
- Identifying any accessory structures proposed or existing.
- Hardscape and greenspace coverage calculations for existing and proposed front, rear, side and overall lot.

Schematic floor plans (at a minimum scale of one-quarter inch equals one foot) showing overall building dimensions. Plans may be printed in half-size.

Building elevations (at a minimum scale of one-quarter inch equals one foot) showing vertical dimensions, fenestration, proposed materials and colors, and any existing construction where an addition or modification is proposed. All existing and proposed building materials shall be indicated on the existing building elevations. Plans may be printed in half-size

Color photographs (8.5x11 inches) of the main building located on adjoining property. Color photographs (8.5x11 inches) of all building elevations of existing structures for projects involving remodeling or additions.

## 13 Warson Terrace - Upated Exterior



Front (North)



Right (West)



Back (South)



Left (East)

## 11 Warson Terrace – across the street



14 Warson Terrace – next door to the east



15 Warson Terrace – two houses to the east



PROJECT CONSULTANTS	PROJECT INFORMATION
ARCHITECT THOMAS ALAN GROUP 23 NORTH GORE AVENUE SUITE 303 WEBSTER GROVES, MO 63119 PHONE: (314) 301-9975 CHRIS PIKE: (314) 913-4106 CPIKE@TAG-STL.COM  GENERAL CONTRACTOR	APPLICABLE BUILDING CODES: INTERNATIONAL RESIDENTIAL CODE (2021) INTERNATIONAL MECHANICAL CODE (2021) UNIFORM PLUMBING CODE (2021) NATIONAL ELECTRIC CODE (2019) CITY OF LADUE AND ORDINANCES  CONSTRUCTION TYPE: TYPE VB (5B) UNPROTECTED, UNSPRINKLERED  OCCUPANCY: SINGLE FAMILY DWELLING
	SHEET TITLE INDEX
	COVER SHEET
	A1 GENERAL NOTES A2 FRONT AND SIDE ELEVATIONS AND DETAIL

L Charpton 5/5/2023
Margaret By 5/5/2023

### **ABBREVIATIONS**

ABV.	-ABOVE	DR.	-DOOR	IJS	IN JOIST SPACE	SA	-SUPPLY AIR
A.F.F.	-ABOVE FINISHED FLOOR	D.S.	-DOWNSPOUT	INSUL	INSULATION	STRUCT.	-STRUCTURAL
AHU	-AIR HANDLING UNIT	DTL.	-DETAIL	I.B.	-IRONING BOARD	STL	-STEEL
ALUM.	-ALUMINUM	DW	-DRYWALL	ITS	-IN TRUSS SPACE	S.D.	-SMOKE DETECTOR
ALT.	-ALTERNATE	DW. OPNG.	-DRYWALL OPENING	JST.	JOIST	S.F.	-SQUARE FEET
ASPH.	-ASPHALT	EA.	-EACH	K.S.	-KNEE SPACE	SG-I	-TYPE I SAFETY GLAZING
BM.	-BEAM	E.I.F.S.	-EXTERIOR INSULATION FINISH	LV.L	-LAMINATED VENEER LUMBER	SG-II	-TYPE II SAFETY GLAZING
BP.	-BEAM POCKET	SYSTEM		LIN.	-LINEN	SH.	-SHELF/SHELVES
BRG	-BEARING	EJ	-EXPANSION JOINT	LNDRY	-LAUNDRY	SHT	-SHEET
BRK.	-BRICK	ELEC.	-ELECTRIC/ELECTRICAL	LT.	-LIGHT	SHWR	SHOWER
BRKT.	-BRACKET	ELEV.	-ELEVATION	MAS.	- MASONRY	SL	-SLIDING
BRD.	-BOARD	EQ.	-EOUAL	MATL.	-MATERIAL	SPECS.	-SPECIFICATIONS
BLK.	-BLOCK	EQUIP.	-EQUIPMENT	MAX.	-MAXIMUM	SW.	-SWITCH
BOT.	-BOTTOM	ES.	-EACH SIDE	MECH.	-MECHANICAL	T.J.J.	-TRUSS JOIST INCORPORATED
CAB.	-CABINET	EXIST.	-EXISTING	LAIM	-MINIMUM	TOS	-TOP OF SLAB
C.J.	-CONTROL JOINT, CEILING JOISTS	EXT.	-EXTERIOR	MISC.	-MISCELLANEOUS	T&G	-TONGUE AND GROOVE
CLG.	-CEILING	EXH.	-EXHAUST	M.O.	-MASONRY OPENING	TEMP.	-TEMPERED
CMU	-CONCRETE MASONRY UNIT	FD	-FLOOR DRAIN	MTL.	-METAL	T.B.R.	-TO BE REMOVED
CSMU	-CALCIUM SILICATE MASONRY	F.J.	-FLOOR JOISTS	N/A	-NOT APPLICABLE	TV	-TELEVISION
UNIT		FLR.	-FLOOR	N.J.C.	-NOT IN CONTRACT	TYP.	-TYPICAL
C.O.	-CASED OPENING	FND.	-FOUNDATION	N.T.S.	-NOT TO SCALE	T.O.C.	-TOP OF CONCRETE
CONC.	-CONCRETE	F.P.	-FIREPLACE	0/	-OVER	T.O.P.	-TOP OF PLATE
CONT.	-CONTINUOUS	FPHB	-FREEZE-PROOF HOSE BIBB	O.C.	-ON CENTER	U.C.	-UNDER CABINET
CONST.	- CONSTRUCTION	FTG.	-FOOTING	OPT.	-OPTIONAL	UCR	-UNDER COUNTER REFRIGERATOR
C.S.	-CORNER SET	FURN.	-FURNACE	O.H.	-OVERHEAD, OVERHANG	U.L.	-UNDERWRITER'S LABORATORY
CORR.	-CORRIDOR	F.V.	-FIELO VERIFY	PFA	-POST FROM ABOVE	U.N.O.	-UNLESS NOTED OTHERWISE
CPT.	-CARPET	GA.	-GAGE	FP.	-PLATE	W	-WASHER
СТ	-CERAMIC TILE	GEN.	-GENERAL	PKT.	-POCKET	W/	-WITH
D	-DRYER	GFI	-GROUND FAULT INTERRUPTOR	PR.	-PAIR	W.I.C.	-WALK-IN CLOSET
D.B.	-DRAWER BASE	GL.	-GLASS	PRE-FAB	-PREFABRICATED	WD.	-WOOD
DBL.	-DOUBLE	G&N	-GLUE AND NAIL	P&S	-POLE AND SHELF	WDW	-WINDOW
DB0	-DESIGNED BY OTHERS	GR	-GRADE	P.S.L.	-PARALLEL STRAND LUMBER	W/O	-WITHOUT
DEFS.	-DIRECT EXTERIOR FINISHING	GRAN.	-GRANULAR FILL	P.T.	-PRESSURE TREATED	V.	-VANITY
SYSTEM		H.C.	-HANDICAP ACCESSIBLE	R.R.	-ROOF RAFTER	V.B.	-VAPOR BARRIER
DIFS.	-DECORATIVE INTERIOR FINISHING	HDR.	-HEADER	R.H.	-RAISED HEEL	WP	-WATERPROOF
SYST.		HR.	-HOUR, HANDRAIL	RA	-RETURN AIR	WWF	-WELDED WIRE FABRIC
DIM.	-DIMENSION	HRDWD.	-HARDWOOD	REF.	-REFRIGERATOR		
DISP.	-DISPOSAL	HT.	-HEIGHT	REO'D.	-REQUIRED		
DN.	-DOWN	HWH	-HOT WATER HEATER	RV	-ROOF VENT		
9							

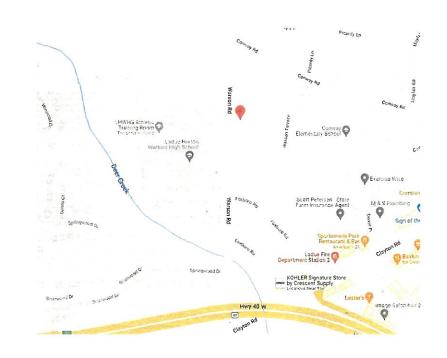
RENOVATION TO:

## THE GRAY RESIDENCE

13 WARSON TERRACE LADUE, MISSOURI 63124

# THOMAS ALAN GROUP

ARCHITECTURE | DESIGN | INTERIORS



PROJECT VICINITY MAP

NO SCALE

ALAN GROUP

OUP Exterior Improvements to RICHS The Gray F

ARCHITECTURE | DESIGN | INTERPRETATION | INTERPRETATION | SOURCE | 23 North Gores, MO 63119 | (314) 301-9975 • ThomasAlanGro

COVER SHEET

Sheet Number: COVER SHEET

#### SENERAL NOTES

THE FOLLOWS DERINGS AND MOTES ARE EASED ON THE 2011 HTERNATIONAL RESIDENTIAL CODE. THE CONTRACTOR SHALL BE RILLY REPROSEDLE TO COPPLETE ALL KORK IN ACCORDANCE SHIRALL APPLICABLE LOCAL, STATE, AND REDERAL CODES, ORD-NAMESS, AND IN ACCORDANCE WITH NOURITY STANDARDS, COPPLIANCE SHIRAL PRICE AND PRIVATED ADDE NAMED DESTORE ON THE CONTRACTOR OF THE RESTORTIONS REQUIRED. BUILDING AND PRE DISTRICT PERRYTI APPROVAL PLATE DE COSTANDED SEFORE CONTRACTIONS OF AUTOM.

CONTRICTION STATES.

PROR TO ESCANDIS THE KOWL, PRICHPILY NOTIFY THE ARCHITECT OF ANY DISCORPANCES OR EMPIRION DESCOMPRED IN THESE DOCUMENTS. DO NOT SCALE DIALAMAS, FOLLOW WITTIES IN THE MITTIES INTERPRETATIONS OR DOCUMENTED CHARGES FROM THE ARCHITECT ARE DEPOINT, ARCHITECT INLD THE REPROBLET FOR OWILL INSTITUTION CONTRACTOR SHALL VISIT THE STEE AND OWE THE SCALE OF THE ARCHITECT TO THE PROPRIEST FOR THE ARCHITECT WITH A CONTRACTOR SHALL VISIT THESE PLANS ARE THE SCALE AND RESIDENT OF THOMAS ALAM GROUP, LLC. ANY USE, COPYING, OR REPRODUCING OF THESE PLANS WITHOUT THE EMPIRES WITTEN CONSIST OF THOMAS ALAM GROUP, LLC. IN LIGHT, THE ARCHITECT TAKES NO REPRODUCING OF THESE PLANS WITHOUT THE EMPIRES WITTEN CONSIST OF THOMAS ALAM GROUP, LLC. IN LIGHT, THE ARCHITECT TAKES NO REPRODUCING OF THESE PLANS WITHOUT THE EMPIRES WITTEN CONSIST OF THOMAS ALAM GROUP, LLC. IN LIGHT.

#### DMMOIDLE - STEROOM

ECCOD FLAN: DANSPIRIT FLOOR ELEVATION HUST BE ABOVE 100 YEAR FLOOD PLAN: LOUISLL HUST BE HINHIM 2 FEET ABOVE FLOOD PLAN ELEVATION

23 SOL REASTS CAPACITY GENERAL CONTRACTOR TO COPPRET AND NOTIFY ARCHITECT IN UNTIKE IF LESS THAN 2000 PSF. EEFORE PROCESSING WITH THE UNIX.

THE SECRETAL CONTROL CONTROL CARRESTOR OF CONTROL AND MOTIFY ARCHITECT IN NOTIFIES IT LESS THAN \$500 FIR. BEFORE PROCEDURE WITH THE DISC BE HIS, o' BELOU FOR FOR FOADATION AT FRANCE OR FRANCE WITH ASSON FOR SECRETARY OF SHIP.

13. BINMLERADES AT BULDNE TO BE DULING FOADATION AT HIS FIRST OF A 19 TROP THINK IN EPIRET FOR TO A BULLE HYDRONG SUPACES WITHIN 16 OF THE DULING FOADATION BUILD BE JUSTED A HIS HILL OF A ABAY FROM THE BULDNES.

18. BILDNE BEELLT FROM TO CONTRUCTION THE CONTRACTOR WHILL BE JUSTED OF THE LOCAL BULDNES AND THE PROTECTION AND FIRST FOADATION OF BULDNESS AND THE CONTRICTOR THE LOCAL BULDNESS AND THE FOADATION OF THE LOCAL BULDNESS AND THE PROTECTION OF BUTCH AND THE PROTECTION OF BULDNESS AND THE PROTECTION OF BULDNESS AND THE PROTECTION OF BULDNESS AND THE PROTECTION OF BUTCH AND THE PROTECTION OF BUTCH BUTCH BULDNESS AND THE TOTAL BULDNESS AND THE PROTECTION OF BUTCH BUTCH

ACCORDANCE WITH THE LETT HAVE A SHARP AND A SHARP AND

DEUX.

LL. 46 LBS, FER 50, FT.

4. STAMES MALL BE DEMORD FOR A 40 FFF LME LOLD OR 360 LB CONCENTRATED LOAD ON 4 50, NOI-ES AT HID SPAN OF A TEAD, BUICLEVER PRODUCES THE GREATER STREMES.

5.6 SLAND SHALL BE DERINGED FOR A APPELLE LOAD OR 380 LB CONCRINATED LOAD ON 4 GO INCLES AT THO SHALL OR TRAD.

1.5 POSTS OF JOST TO BE INTERPRETED AS JULY X CRIPPLES\* (CLED AND NALED) PLUS FINISH FIRST LICENSE AT THO SHALL OR A PROST TO BE ENCORED AND TO THE OFFICE BELOW STOCKED BY THE ARCHITECTURE BELOW STOCKED AND THE CHIRP THE CHIRCH FORTS OF THE ARCHITECTURE BELOW STOCKED AND THE CHIRP THE CHIRCH FORTS OF THE ARCHITECTURE BELOW STOCKED AND THE CHIRP THE CHIRCH FORTS OF THE CHIRCH BOOK AND THE CHIRP THE CHI

60 DOCOS DITERIOR HATERIALS TO BE APPROVED DITERIOR ORADIC FATTERIOR FOR PRESENT PRESENTATION AND THE PROPERTY OF THE PROPERTY

SITTING MOTIONS, ADVICE BORNED INCIDED IN INCOME PLANS, AUDITS, BUTTERS OR STODS SHALL NOT DOWNED IN IN INCIDENCE, ADVICES BORNED OF THE 2018 INCIDENCE AND INSERT AND INCIDENCE OF STODS SHALL BE DONE OF THE MINISTRY OF THE PROPERTY OF THE AND/HED BITH TO SEPTION AND/HED ON ONE BID, OR APPROVED EQUAL
TRUSS BIPFLIER TO PROVIDE BIDD PARAMINES PRODUCT DATA FOR ALL TRUSS COPPONENTS, STRESS DIAGRAPS (INFACI MAYE BEEN
BORDED AND SEALED BY A STREAMENT, BECKERE INCHERED TO FRACTICE STREAMENT, BECKERED AND A TRUSS LATORY FLAS HOUSEN ALL TRUSS LOCATIONS, WARRISS, CONSECTIONS, WARRIS,
FROLEST BILL BE CONSTRUCTED) AND A TRUSS LATORY FLAS HOUSEN ALL TRUSS LOCATIONS, WARRISS, CONSECTIONS, CONTRACTOR SERVING CONSECTIONS, CONSECTIONS, CONTRACTOR SERVING CONSECTIONS, CONSEC

DE HANNUH LOADS RECURRENTENTS (TRUBSES, ROCF RAFTERS, 4 CELING JOISTS).

10° CHORD OR ROCF RAFTER: 26 Es. FER 60 FT. BYOU (LIME) LOAD

DOTION CHICAD RECEIVED THIS TRUBBES, ROOF RAFTERS, I CELLING MOSTES.

20 LE PERS ROY I AND CLARE CHICAD CHI

ATTICS WITH DISTRIBUL CELLINGS BELOW THAT ARE ACCESSED ONLY BY A 22" KIND SOUTHLE OFFINIS WITHOUT A PULL-DOWN

A ATTICS SITE PORTILLE CELLING PELOD THAN ANY ACCESSION OF THE PORTICS AT LEAST 34" ABOVE THE BOTTOM CHOICE AND STARRAYS.

B. LINNING SKING ATTACHED TO THE TRUSKES ON EACH NEW OR THE CONSTRUCTION THE ALL ON OTHER APPROVED DURABLE PATERALS AT LEAST 34" ABOVE THE BOST OF THE CONSTRUCTION OF THE BOST OF THE CONTROL OF THE STARRAY OF THE BOST OF THE STARRAY NOT DERIVED THE ATTICS THE ACCURACY THAT BEACH SUMMING TRUSKES BY DERIVED THE ATTICS THE STARRAY OFFER GRANE AREAS WITH DETAIL CREAMS AND ATTICS TO EAST.

ATTIC AREAS OFFER GRANE AREAS WITH DETAIL CREAMS AND ATTICS TO EAST.

THE TRUSKES OFFER GRANE AREAS SITE OFFERNA AT LEAST 24" ADD NOT HOWE THAN 35" ABOVE THE BOTTOM CHOICE. THE RALLING SITE PROPOSED WITH A HORSINGTHAN MALLING THE THAT ADD TO THE TRUSKES OFFER AND AND CONTROL THAT AND THE ADD TO BEAM ACCESS FOR STORAGE AND SMALL BE CONSTRUCTED OF EITHER 14%, 24% OF 13%-14" PLYTHOOD, IT HAT BE SHOT OR THE POTTOM CAN THE BOTTOM THAN AND THE STARRAY AND THE ADD THE THE THAT AND THE SHOT OF THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE ADD THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE ADD THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE ADD THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE ADD THE POTTOM THAN THE SHOT OR THE POTTOM THAN THE ADD THE POTTOM THAN THAN THE POTTOM THAN THE POTTOM

623 MERIE APPLICACE, DER KONDATION FLAG. BAPLED.

639 MERIE APPLICACE, DER KONDATION FLAG.

LICHIST ROOM STITEST, PRI (PERFORMANCE RATED I-LORIST OF APA BUS TRADEMANC. SEE DRAMACS FOR SUE APO LOCATION. USE

APPLIADO DED, SITIL ALORIS OTAL, LOAD. ATTLE I HAMBLE ROOMS USE ZPDL. APO LARD. COPYLY SITIN HAMPACTURENS

DETALS POLICIPIS DETA NOT LYTTED TO BELANKS, ELOCONIA, RIFE BOOMD, BUCKON, APO THE TALL HARDES ETC. GUE I HAM, ALL

HITTIEL FIT TEATHS AND LACEOPES HAT, SEEDS I'CD. AND PER NAMALACTIONS RECOMPRISATION. USE SOCIED SHACK NALLS.

DO NOT USE RING SHACK NALLS. GENERAL CONTRACTOR SHALL PROVIDE SHAP DEPORTANCE AND "LOCATION RESERVED FOR

REVEINDA AND CONTRACTION SHAPE POLIUMES. ALL VARATIONS HATE DEPORTED TO THE ATTENTION OF APO APPROVED BY THE

ARCHITECT. AMOUNTED COSE NOT TAKE (RESPONDED LITT FOR INJOIT SHAPE POLIUMES.)

DRAMAGE STRIPS. AN APPROVED PLIER MEMBRAE SHALL BE PLACED OVER THE TOP OF THE JOHNS PER PERFORATIONS. THE TURPPE SHALL BE PLACED ON 2" MINISH GRAVEL OR CRUMED STORE AND HAVE S" MINISH COVER.

GRONDWITES AN EVALUATION OF THE SOIL FOR THE PRESENCE OR ABSENCE OF GROND MATER IS REQUIRED FROM TO THE

CONSIDERION AND EVALUATION OF THE SIZE FOR THE PRESENCE OF ARBEITED FOR CONTROL WHITE RECEIVED THE PROPERTY OF THE SIZE OF THE PROPERTY OF THE SIZE OF THE PROPERTY OF THE SIZE OF THE SIZE OF THE PROPERTY OF THE SIZE OF THE SIZE OF THE PROPERTY OF THE SIZE OF

INCESSATION TO BE A THRESH OF TITLE I FIRE ASM DISSI-GO OR TITLE I FIRE ASM DAGG-ROSSO STITLE I B COPTION TO MADE AS MADE AS THE ASSM DAGG-ROSSO STITLE I B COPTION TO MADE AS MADE AS THE ASSM DAGG-ROSSO STITLE I B COPTION TO MADE AS MADE

CHITEMA STREET ALL GRITTER AND DOMERCHE TO SE SET AND LOCATED AT OFFICE, AND NOTALLED FOR TRANSPORT
SHALL DEGLARGE TO STACK AND DOMERCHE MAY FROM KONDATION OR TO DRAIN THE SHACH IS CONNECTED AND AND THE SHACH IS CONNECTED AND AND THE SHACH IS CONNECTED AND AND THE SHACH IS CONNECTED AND THE SHACH IS CONNECTED AND THE SHACH IS CONNECTED TO STORM

DESCH COMPANION. PROJECTS CONTRICTED UNDER THE MIDI RIC SMALL COPILLY BITH RECTION NIKELIS AND RECTION NIKELIS. NIKELIS ON RISKELL, BYCER ALL OPTICAS, THE DILLIDHS HIST COPILLY BITH HAPDATORY REQUIREMENTS THAT ARE FOUND IN

CERTIFICATE: A PERMANNI CERTIFICATE SHALL BE POSTED IN AN APPROVED LOCATION NODE THE BILLING AND SHALL LIST THE COPPLINEST CHOICH OLOGIAN THE PREPOPULANT REVAILED OF INSTALLED INSLATION IN COLLABORATION ASSETS. BILLILLY, REVOLUTIONS, (U.S.), CAULE, MALIES, MALIE BAYELDE AR LEAKASE TEST, SEE 2011 INC SECTION NICUL.

THERTIAL REQUIREMENTS BASED ON CHAPTER I OF THE 2021 INC. PRIMITING VALUES OBTAINED BY INSULATION HATBRIAL USED
ONLY, NOT THE TOTAL SYSTEM PROVIDE CONTROLLE PER 2021 INC. SECTION NICULAI CLICATOL STATES.

MIN R-60 - EXCEPTION: R-45 ALLOUED UNEN 190% OF THE NIGLATION CAN REMAIN UNCONTRESSED.

B. ROOF/CELING WITHOUT ATTIC. HN R-30 - FOR UP TO 5000 6Q FT, OR 20% OF THE CEILING AREA, UHICHEVER IS LESS.

C PRATE BALL AND BAND JONES HN R-20 + R-5 OR R-B + R-B OR R-B + R-B: FIRST VALUE IS CONTINUOUS NOLLATION

D. BLOOR OVER UNHEATED SPACE. MN R-19

E. CONCRETEMBORY BARDENT ROMOLATION (MAY OR HOME BELON GRADE)

HIN R-NO CONTINUOS INJULATION ON THE EXTERIOR OR MIERIOR OF

THE BARDENT BLALL FOR R-TO CAVITY INSLATION AT THE INTERIOR
OF THE BARDENT BLALL.

F. ABOVE GRADE CONCRETE OR MAGORY WILLS MADD BUILD)

TO RIS CONTINUES INSLATION - OR- R-D CAVITY INSLATION AT

THE INTERIOR OF THE MADD BUILL

G CRAIL SPACE WALLS.

MN R-10 CONTINUOUS NOLLATION ON THE EXTERIOR OF INTERIOR OF THE CRUIL SPACE WALL -OR- R-15 CAVITY INSULATION AT THE INTERIOR OF THE CRUIL SPACE WALL.

HN R-10 CONTINUOUS NOLLATION, 48" DEEP OR DEPTH OF FOOTING H N.AB-ON-GRADE BLOOMS

I. MAXIMUM RENEATION ULFACTOR:

J. MAXIMUM GLAZED RENEATION SHEG:

K. MAXIMUM SKYLIGHT ULFACTOR:

10 CALLOSS ARD EXAMEN DETERMINATIONS AROUND GROODS AND DOOR FRAMES, BETTERNIKAL AND FEDERATIONS FOR INTLITS
SERVICE THROUGH WILLS IT COME AND EXCOP AROUND GROODS THE DOTTERON BONGLOFF WILL BE SEALD? IN AN
APPROVED HANGE MEATHER STREPFING REQUIRED ON ALL DETERMINE BROOMS OF DOORS CORROSON RESIDENTIAL RESIDENCY OF THE TOTTERON BROOMS OF DOORS CORROSON RESIDENTIAL RESIDENCY OF THE TOTTERON BROOMS AND THE NITERESTRICT OF ALL MASONST AND FRAME CONSTRUCTION.

COSTRUCTURE OF A SET ACTOR OF A SET ACTOR SHALL NOT BE LESS THAN IS: OF FLOOR AREA SERVED. OR HALF OF THIS AREA IN HIGHER AN HADDRANE AND COOLPHANTER ON THE HADDRANE AND COOLPHANTER ON THE HADDRANE AND THE AVAILABLE FOR INCOME REQUIRE VERTILIATION IN THE AVAILABLE OR REPORTED AND HELD IN HELD AND HE

EXCEPTION A VAPOR RETARDER SHALL NOT BE INSTALLED UNDER HATER-RESISTANT GYPRUM BACKER BOARD IN SHOUER OR BATHTUB COPPARTISHES.

1 USAINER REMAINT SEATHEN PAPER (ASPALL) BATIKATED FELT W FER SOLME OFFERME DOOM AS TYPE I FELT, TYPEN

TYPEN OR OTHER APPROVED IBATIER REMATATI HATERIAL) SHALL BE NATALLED UNDER ALL SONG AND BROCKSTONE VENERE

TO A CROTHER METROLOGY.

ANNOLS - ENDOLS AND DOORS

BU WHOOLS ALL BASERINS, MASTABLE ATTICS, AND EACH BEDROOT HUST HAVE ONE UNDOUGHOR EYERSENCY ESCAPE AND RESCUE METHOR THE POLLOWIS HINNING.

MAXIMIM HEIGHT TO BOTTOM OF GLEAR OFFINIO: 44° MINIMIM CLEAR OFFINIO MOTH: 20°

THEN CLEAR CHINGS UICH
HINNING CLEAR CHINGS UICH
HINNING CLEAR CHINGS UICH
HINNING CLEAR CHINGS AREA

31 0. FT. THE NET CLEAR CHINGS AREA
HINNING FLEAR CHINGS AREA
HINNING AREA
HINNING AREA
HINNING AREA
HINNING AREA
HINNING HINNING AREA
HINNING FLEAR CHINGS AREA
HINNING FLEAR
HINNING AREA
H

PARES HISTORIA DORE THAN IT AROVE A MULTIPLE TO THE CONTROL OF THE CONTROL ON THE CONTROL OF THE

ABOVE THE FLOOR

EXERTION

DECORATIVE GLASS

UD DECORATIVE GLASS

DECORATIVE GLASS

UD DECORATIVE GLASS

DECORA

\$6" VEXTICALLY ARROY THE THREE OF THE MACHINE GROWN.

\$20

GLUDIN ADJUGRIT TO STARRIAN'S BITHIN APP MORECULATULALLY OF THE BOTTON TREAD IN ANY DIRECTION LIVEN THE DAY-ORD

SUFFICION THE GLUDIN SET PROTECTED BY A GLUROPAUL OR HADDAIL, INCLIDING BALLISTEDS AND NELL PAPELS

COPPLYING BITH THE PROVINGED OF SECTION 1909.

\$5 DOOR LOOKS. BITH HAT'D TURNS ON HORDE ARE PREMITTED. ALL TEACH OF EXCESS DOORS SHALL BE READLY OFFENABLE FROM

THE SEC BURCH SERIES BY DOE TANGET THE BURCH A REY OR SPECUAL MOULEDIDE OR BETOM. HORDE NOT OFFENABLE FROM

FROM THE PROVIDED THE REY CANNOT BE REPOONED FROM THE LOOK WHEN LOOKED FROM THE NISCE.

PERMITTED PROVIDED THE KET CANNOT BE REVIOUS PROOF THE LOCK LIKEN LOCKED PRIOR THE RODE

DATE - REMAINS

13 DETUNAL PRIVALL NOTALLATION HIST BE IN ACCORDINACE WITH THE SYPHAN ASSOCIATION RECOFFED PER PRACTICES FOR
THOOGES, FASTENIAS AND TAPING ON CORRECT STUD SPACING, FIRE RATED PRIVALL ASSEPTILES SHALL BE INSTALLED IN
ACCORDINACE WITH APPROVED TEST ASSEPTILES. DISTALLAL TO BE FASTENED IN ACCORDINACE WITH TABLE RIVIDLE. PROVIDE

UNITER RESISTANT OFFERIN FOALOW IN BAINT HE AND BACKER RAVES

12 BATTER RESISTANT OFFERIN FOALOW IN BAINT HE AND BACKER RAVES

HAST ROTE OF APPLIED OWER A VAYONG BANGOWED HIST RESISTANT OFFERIN BOOMD SHALD SHALL BE PREVITTED TO BE WED ON

TIDI NOT BE APPLED OVER A VAPOR SAFRER MATER RESISTANT STPENT BACKING BOARD SHALL BE PERFITTED TO BE USED ON CELL MAIS MERIC REPORT BEACHS, DOES NOT SACRES NOW. THACK STPENT BOARD.

33 INTERIOR REMINI HATERIALS AND WALL NOT HAVE A FAME SPEED DE RATHE SOCKERD AND BAT IN BLAINCH NICHDING THE VAPOR RETIRECES, WALL NOT BE LEFT DOYSED IN BASEPISTS WALLES THE NATIONAL HAD SAFRED RATHE OF SO CR LESS AND A STACK DEVELOPMENT RATHE OF 400 OF LESS FORM THAT STACK SHALL BE SEPARATED PROTITE NITEROR OF THE BUILDING BY HALF INC. STREAM WALLES FORM THE NITEROR OF THE BUILDING BY HALF INC. STREAM WALLDONED.

**THOMAS** ALAN GROUP

THE DRAWING AND DETAILS ON IT ME, THE SO, PROPERTY OF THE AND-VECT AND MET BE USE THE STREET PROVIDED CHILL IT SHALL IN BE LEAVED, COPIED ON REPRODUCED, IN WHICH ON IN PARK OF THE METTER CONSIDER OF THE MICHIGAN SHALL THE WRITTEN CONSIDER OF THE AND THE WRITTEN CONSIDER OF THE AND THE STREET OF THE PROPERTY OF THE AND THE STREET OF THE PROPERTY OF THE AND THE STREET OF THE STREET STREET OF THE STREET OF STREET OF THE STREET OF THE STREET OF STREET COPYRIGHT IN 2023 THOMAS ALAN GROUP



ce en esid

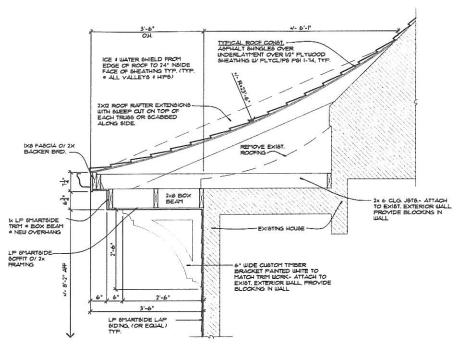
Terrace souri 631 rson Terra , Missouri ( Y ay G The G 13 Wars Ladue,

GROL Sulte 303 63119 ALAN e Que THOMAS

23 (314)

Œ ENE FO σž

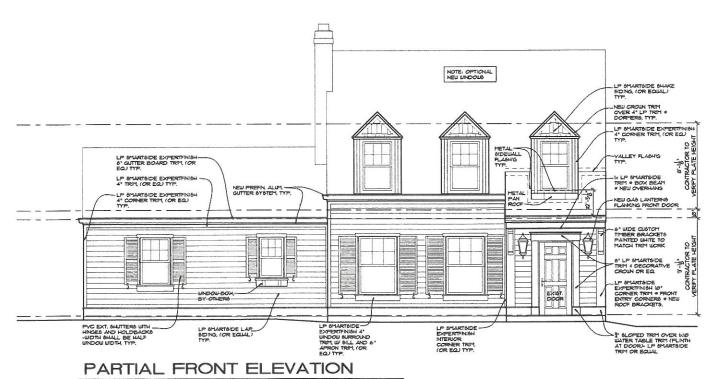
Sheet Number:



TYP. SECTION . NEW ROOF EXTENSION

-NEW 24"x30" LOUVER (FIELD VERFY) NOTE: OPTIONAL NEW WINDOWS NEW CROWN TRIM OVER 4" LP TRIM DORMERS, TYP.

PARTIAL RIGHT SIDE ELEVATION



FRONT AND SIDE ELEVATIONS AND DETAIL

THOMAS ALAN GROUP

23 North Gore Avenue Suite 303 Webster Groves, MO 63119 (314) 301-9975 • ThomasAlanGroup.

**Gray Residence** 

The Gray Residenc 13 Warson Terrace Ladue, Missouri 63124

Sheet Number: **A2** 

THOMAS ALAN GROUP